

WORK AT THE INTERSECTION OF LIFE

TRINITY



CENTRE

5860, 5870, 5875, 5885 Trinity Parkway, Centreville, Virginia 20120
trinitycentre.com

IMPRESSIVE SPACES. CROSSED WITH INCOMPARABLE CONVENIENCE.



Trinity Centre in Centreville, VA offers all the amenities you need to maintain daily life - and daily business - within or adjacent to our park-like campus. From a business class hotel and popular restaurants to banks, public transportation and even a lake to relax and recharge by. Our mixed-use campus with over 480,000 square feet of Class A office space will impress clients, businesses and employees alike, reinforcing the value of your organization's brand image while accommodating businesses of any size.

Trinity Centre puts you right at the intersection of life and work.

**Stress-free. Distraction-free.
And free to do business.**



A BEAUTIFUL CAMPUS. PROMINENT LOCATION WITH NOTEWORTHY AMENITIES.

TRINITY

CENTRE




TENANT LOUNGE

YOUR NEW WORKWEEK AWAITS.



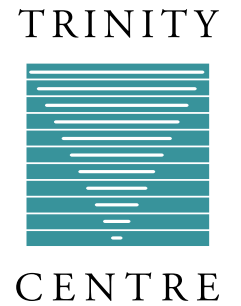
TENANT LOUNGE

INDOOR AMENITY SPACE.

TRINITY

CENTRE



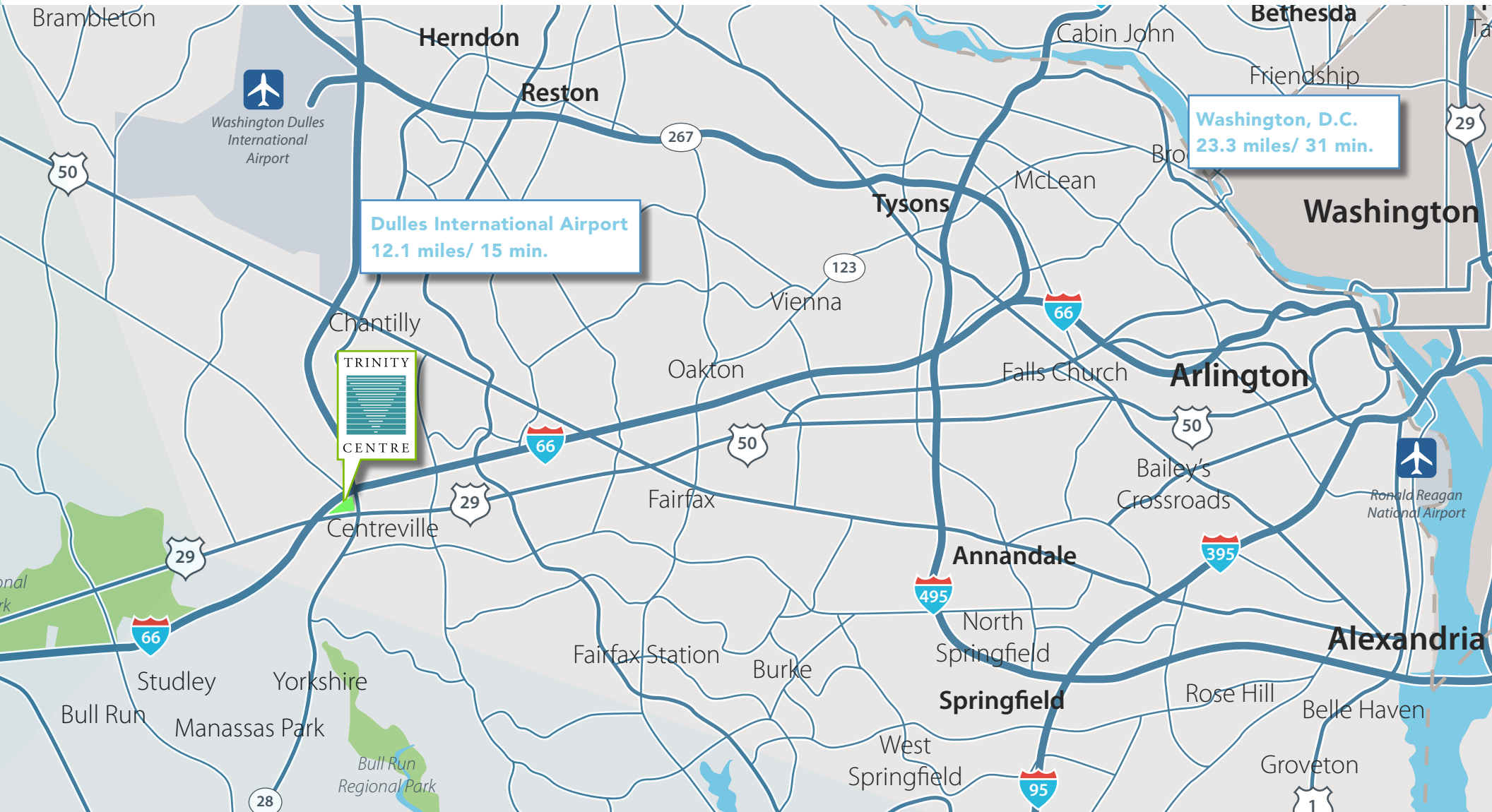
OUTDOOR RETREAT. INCORPORATED INTO YOUR WORKDAY.



PATIO •
OUTDOOR SEATING •
FIRE PIT • FISHING POND
• PING PONG • WALKING
TRAIL + FITNESS LOOP •
LAKE FRONT DINING •
FOOD TRUCKS •
FARMHOUSE TABLES •



UNPARALLELED ACCESS. AT THE CROSSROADS OF I-66 AND ROUTE 29.



CURRENT AVAILABILITIES.

CLICK BELOW TO NAVIGATE.



TRINITY CENTRE I 5870 TRINITY PARKWAY, CENTREVILLE, VA 20120

FLOOR	SUITE	SF	VIRTUAL TOUR	NOTES
1st Floor	Suite 100	2,186 SF	-	-
1st Floor	Suite 110	7,959 - 12,314 SF	-	-
1st Floor	Suite 130	1,822 SF	-	-
1st Floor	Suite 140	942 SF	-	-
1st Floor	Suite 170	1,044 SF	-	-
3rd Floor	Suite 300	4,000 - 18,489 SF	-	-
4th Floor	Suite 400	12,560 SF	-	-

TRINITY CENTRE II 5860 TRINITY PARKWAY, CENTREVILLE, VA 20120

FLOOR	SUITE	SF	VIRTUAL TOUR	NOTES
2nd Floor	Suite 200	26,082 SF (w/ SCIF)	-	2,000 SF of secure space

TRINITY CENTRE III 5885 TRINITY PARKWAY, CENTREVILLE, VA 20120

FLOOR	SUITE	SF	VIRTUAL TOUR	NOTES
1st Floor	Suite 120	8,173 SF	-	-
3rd Floor	Suite 330	11,304 SF (w/ SCIF)	-	1,100 SF of secure space

TRINITY CENTRE IV 5875 TRINITY PARKWAY, CENTREVILLE, VA 20120

FLOOR	SUITE	SF	VIRTUAL TOUR	NOTES
1st Floor	Suite 130	5,857 SF	-	-
2nd Floor	Suite 200	12,925 SF	-	-
2nd Floor	Suite 210	6,108 SF	-	-

TRINITY CENTRE I

5870 TRINITY PARKWAY
CENTREVILLE, VA 20120



Trinity Centre I features six stories of spacious office space with elegant finishes, renovated lobby, high-speed connectivity and ample parking for employees and guests.

- Tenant-focused ownership.
- True mixed-use office campus featuring on-site cafe, concierge and tenant-only conference center.
- Multiple amenities within the park include: four restaurants, 140-room hotel, numerous housing options and a premiere Lifetime Fitness Center.
- Extensive frontage along I-66, offering exceptional corporate visibility and signage.
- Finished ceiling heights of 9' - 10'.
- Central location with two access points to I-66 from Route 28 and Route 29 exits.

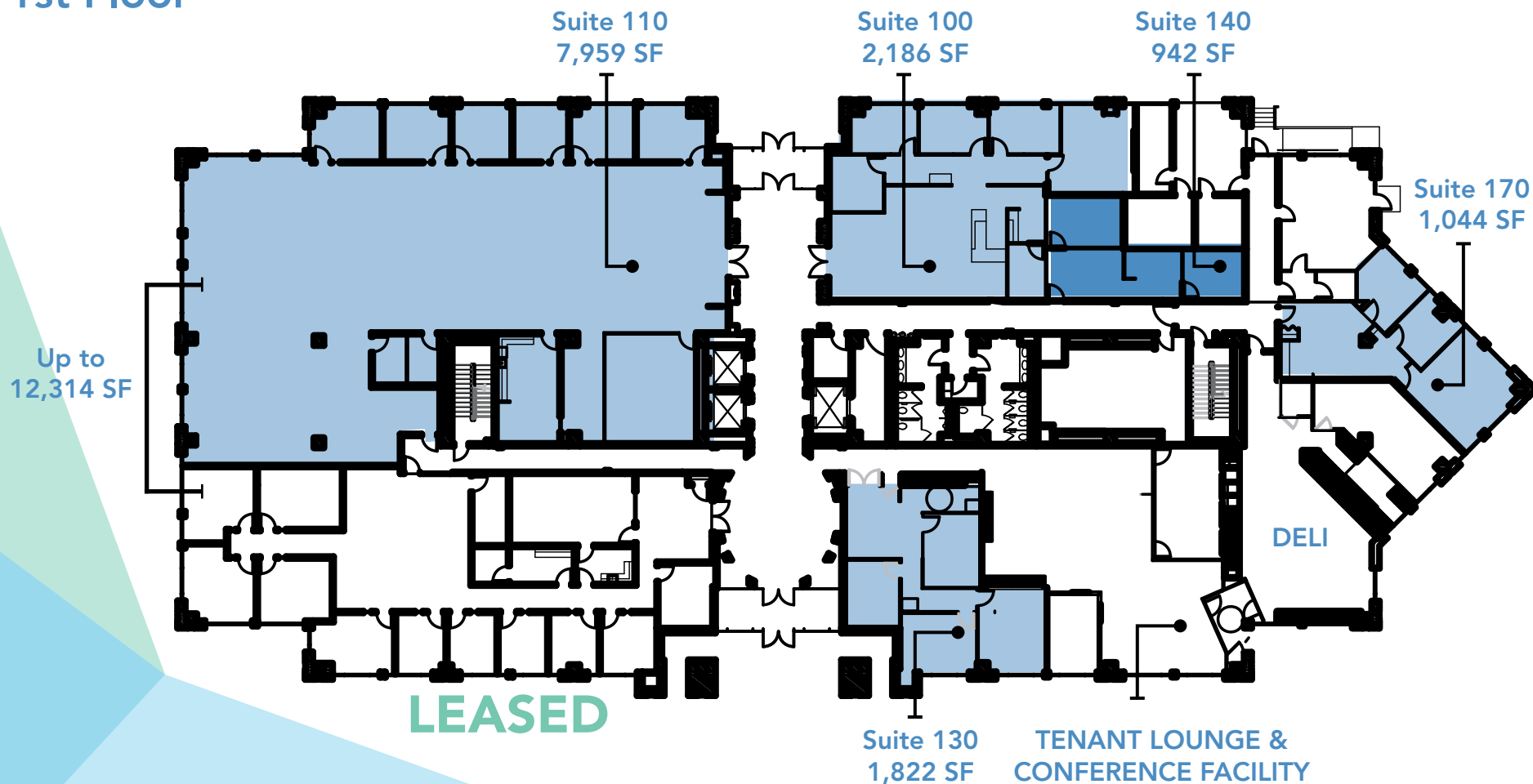


TRINITY CENTRE I

AVAILABILITY



1st Floor



5870 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE I

AVAILABILITY



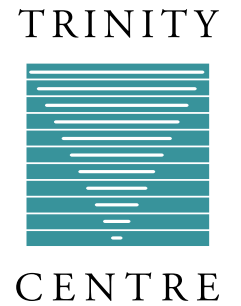
1st Floor / Suite 110 / 7,959 SF



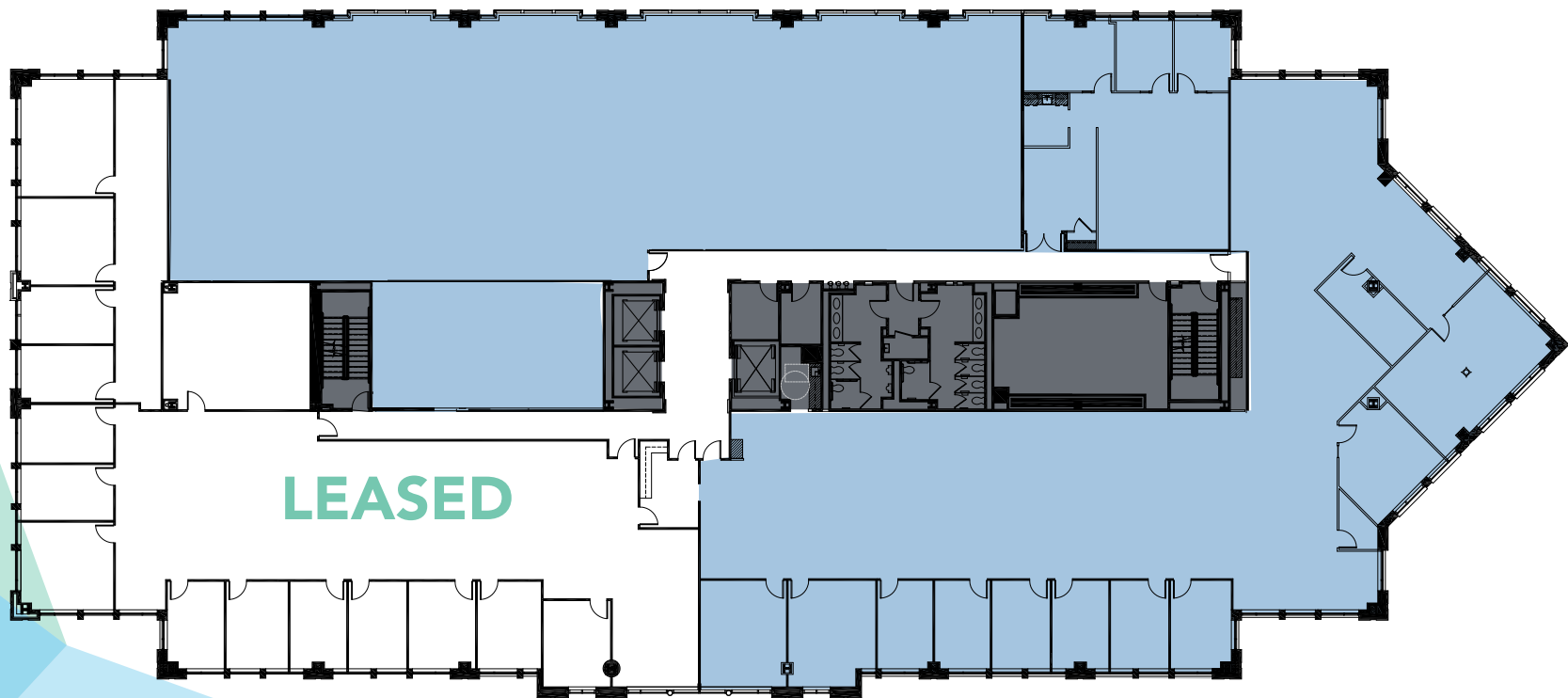
5870 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE I

AVAILABILITY



3rd Floor / 4,000 - 18,489 SF



5870 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE I

AVAILABILITY



4th Floor / Suite 400 / 12,560 SF

LEASED

Suite 400
12,560 SF



5870 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE II

5860 TRINITY PARKWAY
CENTREVILLE, VA 20120

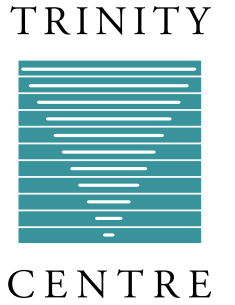


Trinity Centre II features six stories of spacious office space with elegant finishes, renovated lobby, high-speed connectivity and ample parking for employees and guests.

- Tenant-focused ownership.
- True mixed-use office campus featuring on-site cafe, concierge and tenant-only conference center.
- Multiple amenities within the park include: four restaurants, 140-room hotel, numerous housing options and a premiere Lifetime Fitness Center.
- Extensive frontage along I-66, offering exceptional corporate visibility and signage.
- Finished ceiling heights of 9' - 10'.
- Central location with two access points to I-66 from Route 28 and Route 29 exits.

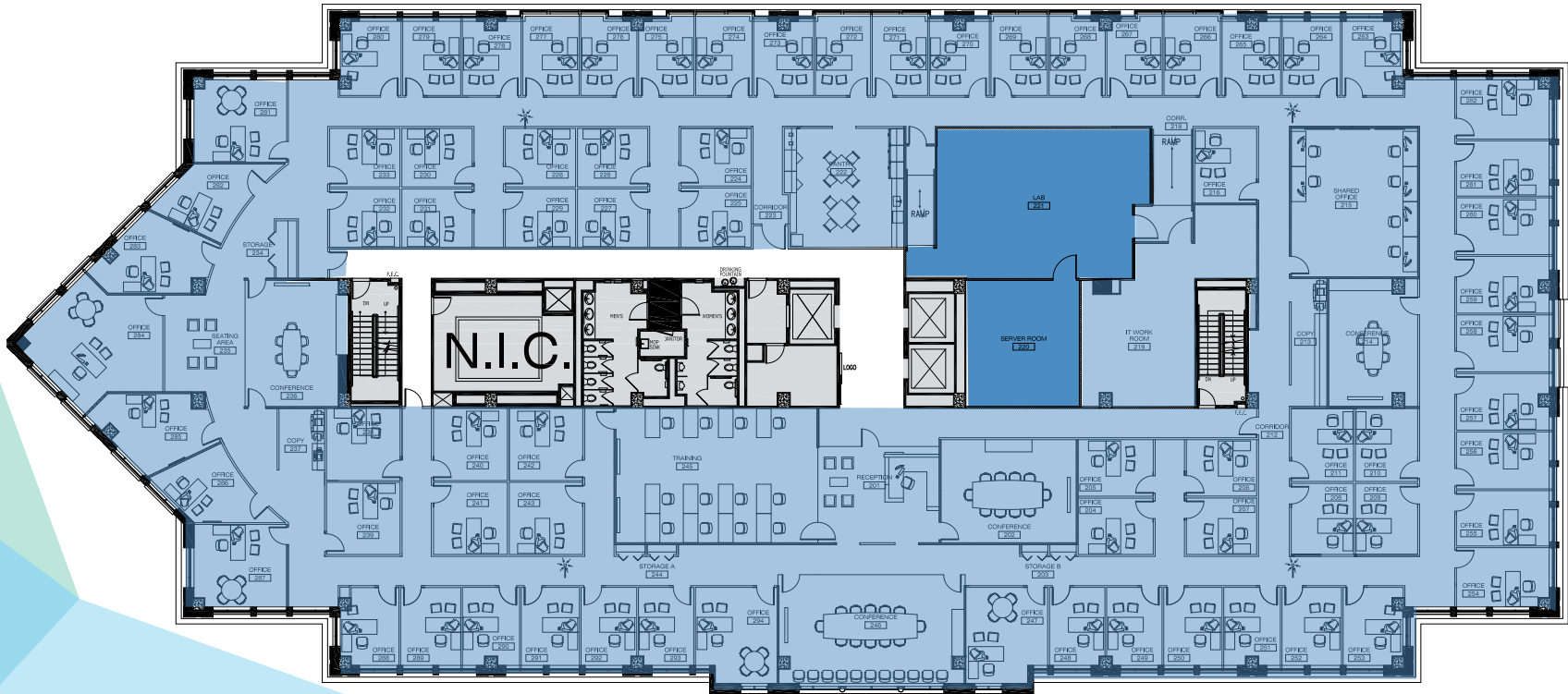
TRINITY CENTRE II

AVAILABILITY



2nd Floor / 26,082 SF

Includes approximately 2,000 SF of secure space



5860 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE III

5885 TRINITY PARKWAY
CENTREVILLE, VA 20120



Trinity Centre III features three-stories of spacious office space with elegant finishes, renovated lobby, high-speed connectivity and ample parking for employees and building's guests.

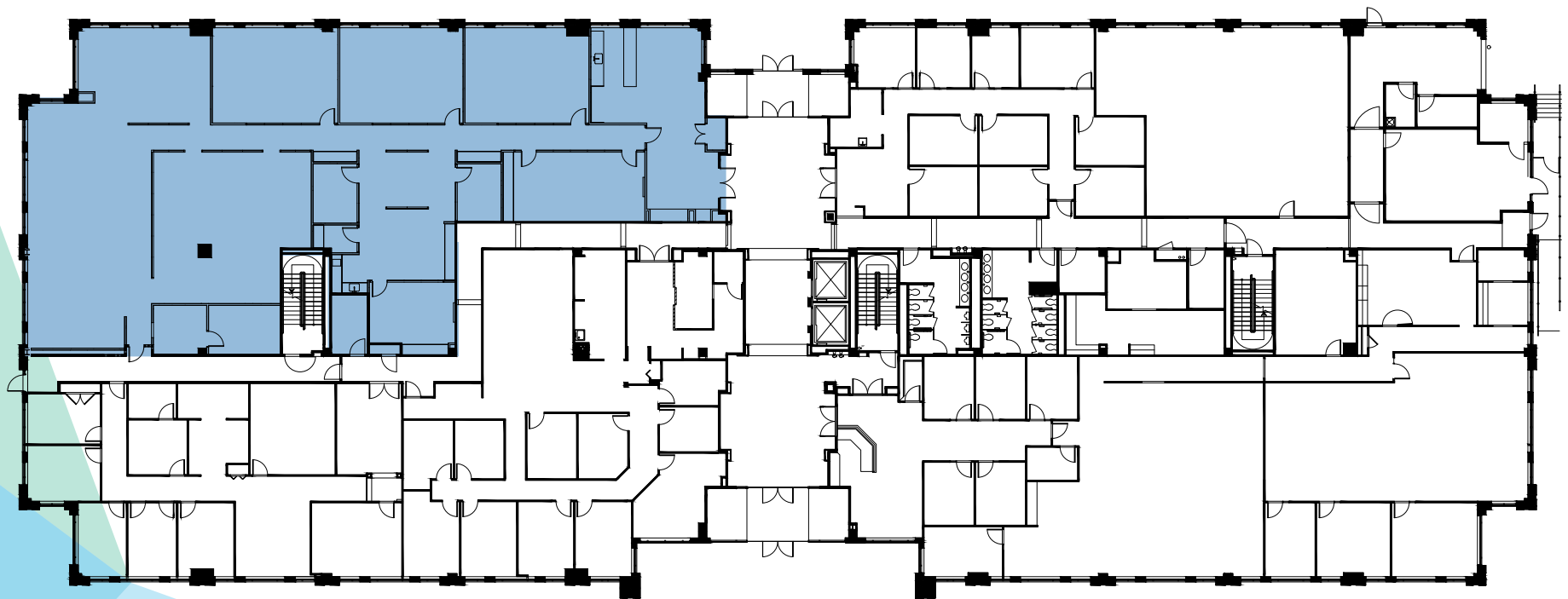
- Tenant-focused ownership.
- True mixed-use office campus featuring on-site cafe, concierge and tenant-only conference center.
- Multiple amenities within the park include: four restaurants, 140-room hotel, numerous housing options and a premiere Lifetime Fitness Center.
- Corporate signage opportunities.
- Finished ceiling heights of 9' - 10'.
- Energy Star rated.
- Central location with two access points to I-66 from Route 28 and Route 29 exits.

TRINITY CENTRE III

AVAILABLE 2/30/24



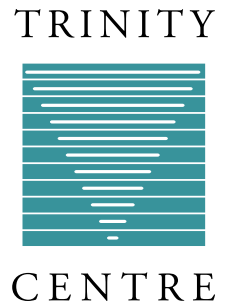
1st Floor / Suite 120 / 8,173 SF



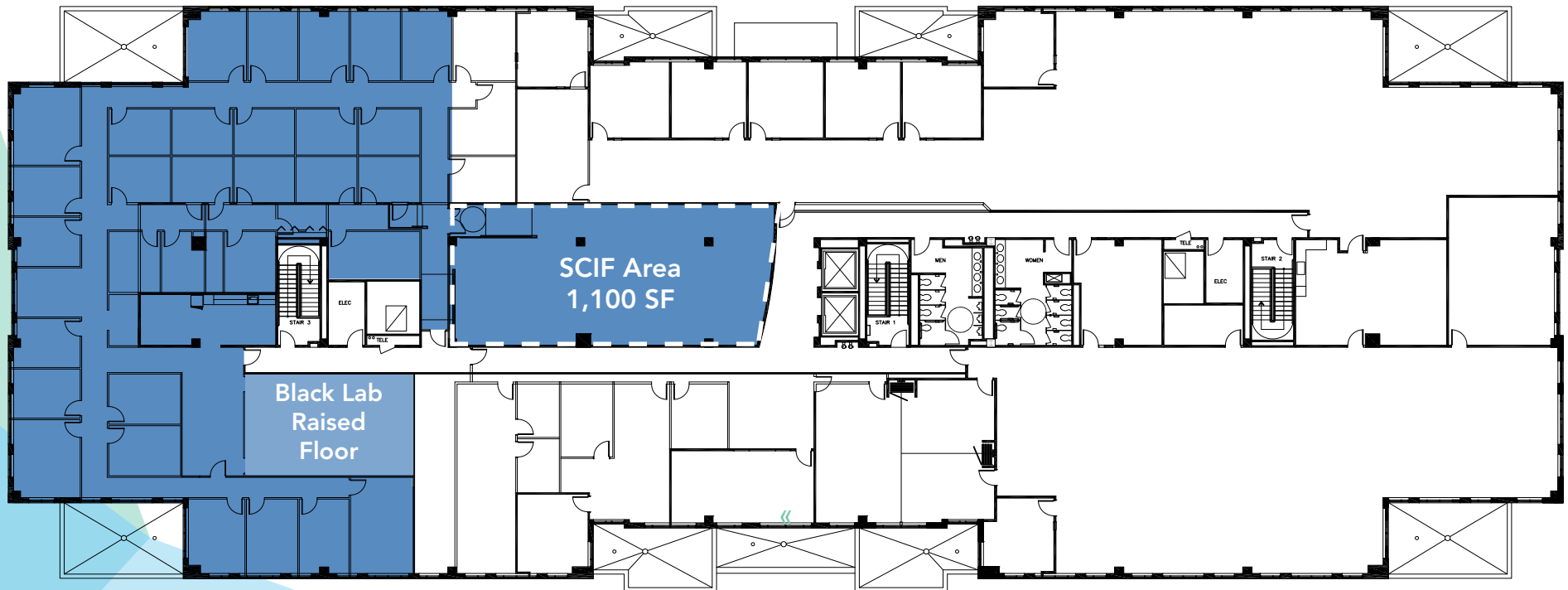
5885 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE III

AVAILABLE 9/30/23



3rd Floor / Suite 330 / 11,304 SF / SCIF Space



5885 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE IV

5875 TRINITY PARKWAY
CENTREVILLE, VA 20120

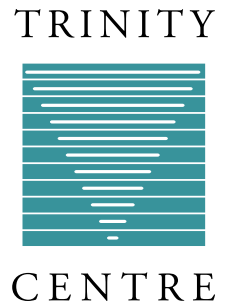


Trinity Centre IV features three-stories of spacious office space with elegant finishes, renovated lobby, high-speed connectivity and ample parking for employees and building's guests.

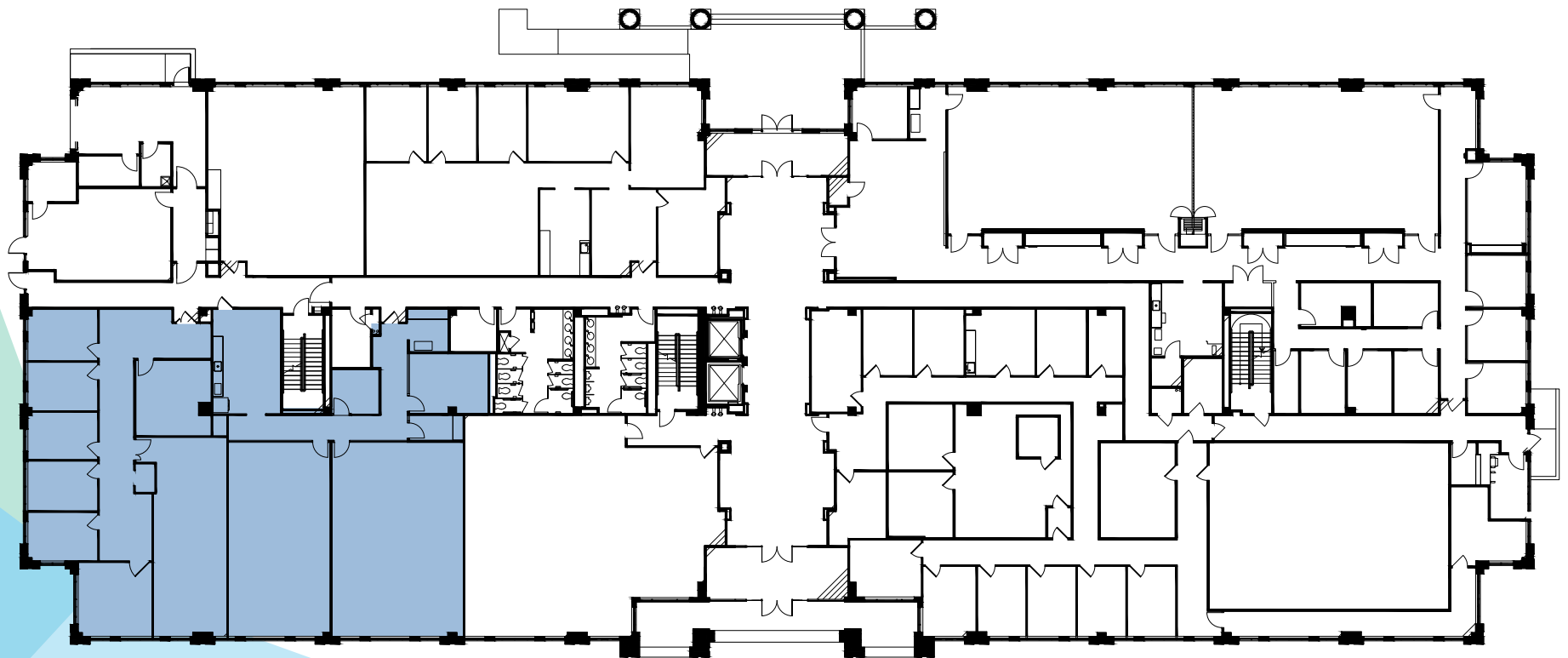
- Tenant-focused ownership.
- True mixed-use office campus featuring on-site cafe, concierge and tenant-only conference center.
- Multiple amenities within the park include: four restaurants, 140-room hotel, numerous housing options and a premiere Lifetime Fitness Center.
- Corporate signage opportunities.
- Finished ceiling heights of 9' - 10'.
- Energy Star rated.
- Central location with two access points to I-66 from Route 28 and Route 29 exits.

TRINITY CENTRE IV

AVAILABILITY



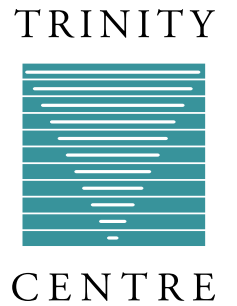
1st Floor / Suite 130 / 5,857 SF



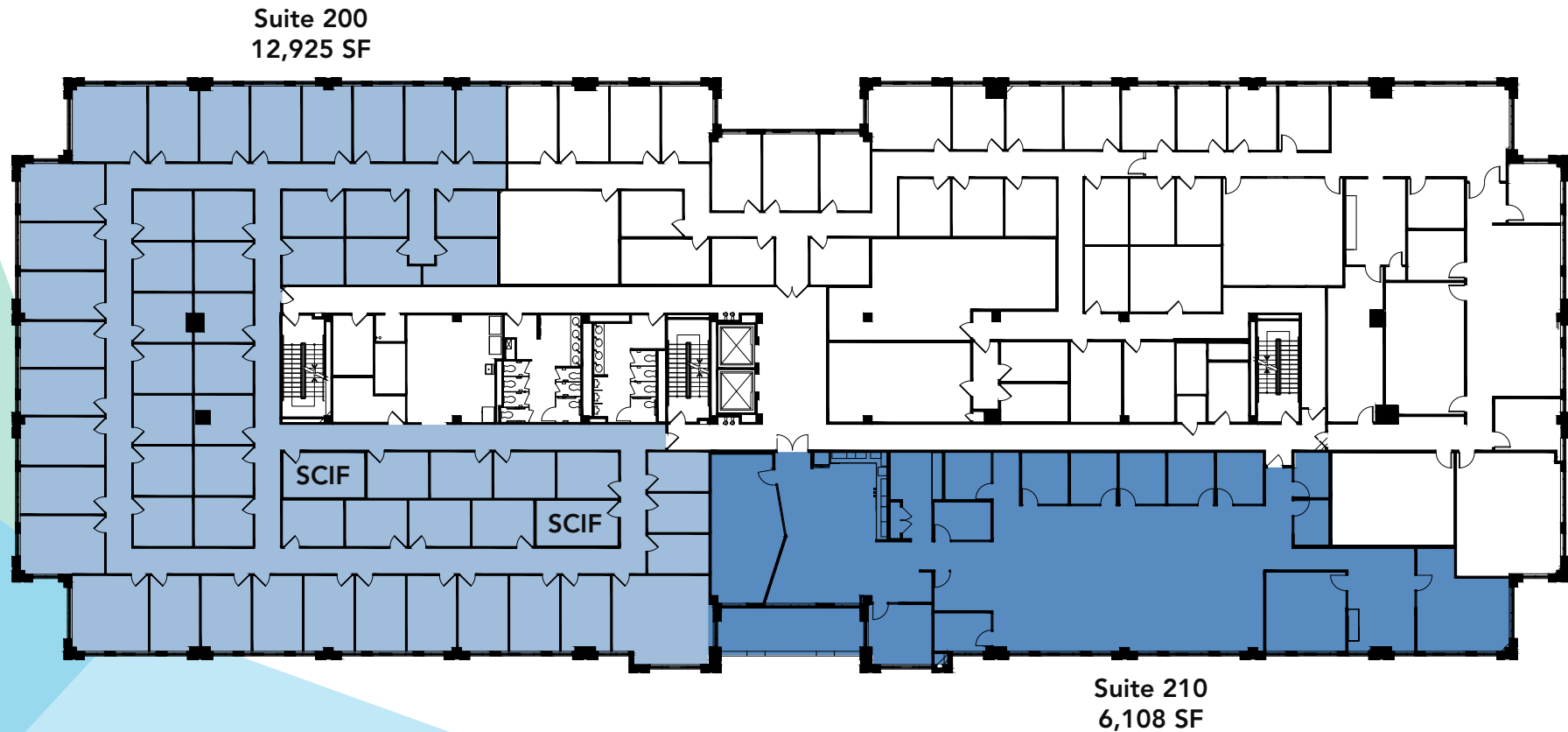
5875 Trinity Parkway, Centreville, Virginia 20120

TRINITY CENTRE IV

AVAILABLE 9/30/23 & 11/30/24



2nd Floor / Suite 200 & Suite 210 / 12,925 SF & 6,108 SF



5875 Trinity Parkway, Centreville, Virginia 20120

YOUR TEAM.

EXPERIENCED, RESULTS-DRIVEN AND CLIENT-FOCUSED.



Spear Street Capital

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